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## 203k Rehab Services Throughout Maryland

203k Services is your one stop for the renovation expert services you need. Our 203k consultants can help you with quick and cost-effective renovation projects from large jobs rehabbing whole houses to small jobs focused on kitchens, bathrooms, landscapes, facade restoration, and much more!

Learn everything you need to know about renovating a home in Maryland with a 203k rehab loan.

### 203k Renovation Experts provide the following services:

#### FHA 203k Consulting

We prepare your 203k Write-up. Your lender will need a detailed description of repairs needed to the home you are buying if you want a FHA 203(k) loan. We are HUD Certified Consultants and can help you by inspecting the home, estimating repairs and much more.

#### Project Management

You may have your own contractor but want to have someone help you as a Consultant to design the project, interface with your Contractor and Lender to be sure you get what you are paying for and much more.

#### Construction Bid Packages

A good scope of work will help you get the best bids from contractors. We can prepare detailed construction packages for you to present to contractors to help you make better decisions about choosing a contractor.

#### Rehab Cost Estimates

Get cost estimates from our experienced Contractors - Service Providers who can be competitive and give you professional guidance. Check out their profiles in our Meet the Experts section.

#### Pre-purchase Consulting

## Rehab Experts



### FREE Rehab Workshops!

**Making FHA 203k Loans  
Work for You**

**FREE WORKSHOPS  
September 11th**

Understand your investment before you submit a contract. We are not home inspectors but can help you make a decision BEFORE YOU BUY! Make an appointment for an on-site visit and our Baltimore renovation consultant can give you a "ball park" idea of what you are facing in rehab costs so you can negotiate a better purchase.

### 203k Rehab Loans

Get pre-qualified by one of our 203k loan specialists. No obligation rate quotes, online applications and experienced professionals to assist you. Meet a loan officer today!

### Scope of Work

Our 203k experts can will prepare a list of what you want, what might be required for building code compliance or compliance with lender's requirements. This helps you think through what you want, how much it will cost and how long it will take.

For a complete 203k Workshop Schedule, more information and to **REGISTER**, visit our Rehab Workshop page.

**September 22nd**  
203k Workshop  
Live Baltimore Home Fair  
10:00 AM - 2:00 PM

**September 25th**  
203k Workshop  
GBBR  
1306 Bellona Avenue Lutherville, MD 21093  
10:00 AM - 12:00 PM

**October 23rd**  
203k Workshop  
GBBR  
1306 Bellona Avenue Lutherville, MD 21093  
10:00 AM - 12:00 PM

For more information and to register, visit the Rehab Workshops page.

## 203k Renovation Frequently Asked Questions

- What is a 203k Rehab Loan?
- How do I pay my contractor?
- How long does it take to process a draw?
- What does a 203k cost? What are the fees?
- Do I need a licensed contractor?
- Can I just do the work myself?
- What is a "Contingency Fund"?
- Is the scope of work (specifications of repairs) set in stone?
- How is the appraised value determined?
- Are all properties eligible for a 203k?
- How can I learn more about 203k Services?
- Ask us ANY question.

“Thanks again for all your hard work, concern, your volunteer work, and patience. You did a great job and I am truly thankful.

**-Nicole in  
West Baltimore**

Need More Info?  
CONTACT US TODAY

### HUD Certified 203k Consultant



**Vito Simone**  
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FREE Rehab Kit  
CLICK HERE FOR YOURS

